IN THE UNITED STATES PATENT AND TRADEMARK OFFICE

PATENT

Title:	Automated Self-Storage Reservation and Management System	Attorney Docket No. (formerly	12521-018 57111-5104)
Inventor(s):	Shoen et al.	Examiner:	Saliard, Shannon S.
Serial No.:	10/087,193	Group Art Unit: Conf. No.:	3628 8644
Filing Date:	February 28, 2002		

APPLICANT'S DECLARATION UNDER 37 C.F.R. § 1.131

I, Chris Bierman, declare as follows:

1. I am an inventor of the subject matter described and claimed in United States Patent Application Serial No. 10/087,193, filed February 28, 2002, entitled Automated Self-Storage Reservation and Management System; the subject matter is disclosed and claimed in the above-referenced patent application.

2. The completion of invention of the subject matter of the above-referenced application in the United States is at least as early as June 22, 2001. To establish completion of invention of the subject matter of the above-referenced application in the United States, I previously submitted evidence in the form of a Declaration dated March 25, 2010 to the U.S. Patent and Trademark Office. This evidence included a user manual with a computer print date stamp of June 22, 2001. The completion of invention of the subject matter of the above-referenced application in the United States is at least as early as June 22, 2001 based on this evidence. This evidence included written text and figures describing subject matter disclosed and claimed in the above-referenced patent application.

3. In order to establish that the invention of the subject matter of the above-referenced application was sufficiently tested to demonstrate that it worked for its intended purpose at least as early as June 22, 2001, I am now submitting this Declaration. The assignee of the above-referenced application (U-Haul International) experienced some loss of computer data around Memorial Day 2003. Due to this loss of data, I am submitting this Declaration to evidence that the invention of pending claims 1, 2, 6-25, and 30 of the above-referenced application and each of such claims was sufficiently tested to demonstrate that it worked for its intended purpose at least as early as June 22, 2001.

[DECLARATION CONTINUES ON FOLLOWING PAGES]

4. The assignee of the above-referenced application (U-Haul International) implemented the system of pending claim 1 (and claims 13-15, and 17-19, which variously depend from claim 1) of the above-referenced application on a server at a U-Haul International location in Phoenix, Arizona on a date at least as early as June 22, 2001, and the system of this pending claim 1 (and claims 13-15, and 17-19, which variously depend from claim 1) was sufficiently tested to demonstrate that it worked for its intended purpose at least as early as June 22, 2001, including:

an automated self-storage management system for enabling a user to conduct self-storage transactions, the system comprising:

a business network of a plurality of self-storage facilities, wherein the user is personnel of each self-storage facility and uses the business network to access inventory information and customer information of the plurality of self-storage facilities to generate reports for managing the operation of each self-storage facility;

a server having a room inventory database and accessible to the user via a computer-terminal coupled to the server, wherein the user inputs the inventory information into the room inventory database via the computer-terminal and an inventory information capture and the user accesses the inventory information pertaining to self-storage units located in the plurality of self-storage facilities of the business network;

the server accessible to the user via the computer-terminal coupled to the server, wherein the user inputs the customer information into the server via the computer-terminal and a customer information capture and the user accesses the customer information pertaining to customers of the plurality of self-storage facilities of the business network; and

the server having a reporting feature in communication with the inventory information capture and the customer information capture and accessible to the user via the computer-terminal coupled to the server,

via the reporting feature, wherein the user extracts and analyzes the inventory information from the room inventory database pertaining to self-storage units located in the plurality of self-storage facilities of the business network,

via the reporting feature, wherein the user extracts and analyzes the customer information from the server, and

via the reporting feature, wherein the user generates reports using the analysis of the inventory information and the customer information for managing the operation of the storage facility, including reports for revenue, unit availability, reservations, open contracts, rent rolls and credit card information.

5. The assignee of the above-referenced application (U-Haul International) implemented the system of pending claim 2 (and claims 6-12, 16, and 20-25, which variously depend from claim 2) of the above-referenced application on a server at a U-Haul International location in Phoenix, Arizona on a date at least as early as June 22, 2001, and the system of this pending claim 2 (and claims 6-12, 16, and 20-25, which variously depend from claim 2) was sufficiently tested to demonstrate that it worked for its intended purpose at least as early as June 22, 2001, including:

an automated self-storage management system for enabling a user to conduct self-storage transactions, the system comprising:

a business network of a plurality of self-storage facilities, wherein the user is personnel of each self-storage facility and uses the business network to access inventory information and customer information of the plurality of self-storage facilities to generate reports for managing the operation of each self-storage facility;

a server having a room inventory database and accessible to the user via a computer-terminal coupled to the server, wherein the user inputs the inventory information into the room inventory database via the computer-terminal and an inventory information capture and the user accesses the inventory information pertaining to self-storage units located in the plurality of self-storage facilities of the business network;

the server accessible to the user via the computer-terminal coupled to the server, wherein the user inputs the customer information into the server via the computer-terminal and a customer information capture and the user accesses the customer information pertaining to customers of the plurality of self-storage facilities of the business network;

wherein one or both of the inventory information capture and customer information capture include information for managing the operation of the plurality of self-storage facilities, including information on revenue, cash summaries, unit availability, facility utilization, reservations, open contracts, rent rolls and credit card information; and

the server having a rental transaction feature in communication with the inventory information capture and customer information capture and accessible to the user via the computer-terminal coupled to the server,

via the rental transaction feature, wherein the user creates a rental agreement using the inventory information and the customer information, and wherein the rental agreement involves a plurality of self-storage units.

6. The assignee of the above-referenced application (U-Haul International) implemented the system of pending claim 30 of the above-referenced application on a server at a U-Haul International location in Phoenix, Arizona on a date at least as early as June 22, 2001, and the system of this pending claim 30 was sufficiently tested to demonstrate that it worked for its intended purpose at least as early as June 22, 2001, including:

an automated self-storage management system for enabling a user to conduct self-storage transactions, the system comprising:

a business network of a plurality of self-storage facilities, wherein the user is personnel of each self-storage facility and uses the business network to access inventory information and customer information of the plurality of self-storage facilities to generate reports for managing the operation of each self-storage facility;

a server having a room inventory database and accessible to the user via a computer-terminal coupled to the server, wherein the user inputs the inventory information into the room inventory database via the computer-terminal and an inventory information capture and the user accesses the inventory information pertaining to self-storage units located in the plurality of self-storage facilities of the business network;

the server accessible to the user via the computer-terminal coupled to the server, wherein the user inputs the customer information into the server via the computer-terminal and a customer information capture and the user accesses the customer information pertaining to

customers of the plurality of self-storage facilities of the business network;

the server having a rental transaction feature in communication with the inventory information capture and customer information capture and accessible to the user via the computer-terminal coupled to the server,

via the rental transaction feature, the user creates a rental agreement using the inventory information and the customer information, wherein the rental agreement involves a plurality of self-storage units, and

the server having a reporting feature in communication with the inventory information capture and the customer information capture and accessible to the user via the computer-terminal coupled to the server,

via the reporting feature, wherein the user extracts and analyzes the inventory information from the room inventory database pertaining to self-storage units located in the plurality of self-storage facilities of the business network and extracts and analyzes the customer information from the server and generates reports using the analysis of the inventory information and the customer information for managing the operation of the storage facility, including reports for revenue, cash summaries, unit availability, facility utilization, reservations, open contracts, rent rolls and credit card information.

7. I have reviewed pending claims 1, 2, 6-25, and 30 of the above-referenced application and each of such claims was reduced to practice at least as early as June 22, 2001. To establish completion of invention of the subject matter of the above-referenced application in the United States, I previously submitted evidence in the form of a Declaration dated March 25, 2010 to the U.S. Patent and Trademark Office. Together with this Declaration stating that the invention of the subject matter of the above-referenced application was sufficiently tested to demonstrate that it worked for its intended purpose at least as early as June 22, 2001, I have provided evidence that pending claims 1, 2, 6-25, and 30 of the above-referenced application and each of such claims was reduced to practice at least as early as June 22, 2001.

8. All statements made herein of my own knowledge are true and that all statements made on information and belief are believed to be true; and further that these statements were made with the knowledge that willful false statements and the like so made are punishable by fine or imprisonment, or both, under Section 1001 of Title 18 of the United States Code, and that such willful false statements may jeopardize the validity of the above-referenced patent application or any patent issuing thereon.

Dated: 12/10/10

Chris Bierman